



**DOGTOWN RETAIL/OFFICE  
FOR LEASE ON  
MANCHESTER ROAD**

SCAN HERE!



**CALEB ANTHONIS**

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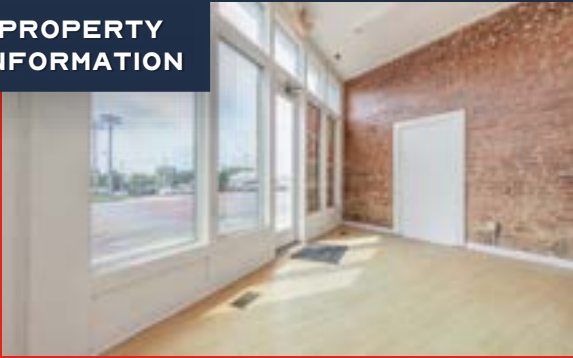
**JACK JUNKER**

Phone: 314.647.6611 ext. 132  
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**6823 MANCHESTER ROAD  
ST. LOUIS, MO 63139  
1,900 S.F. | \$14.00/S.F. N.N.N.**

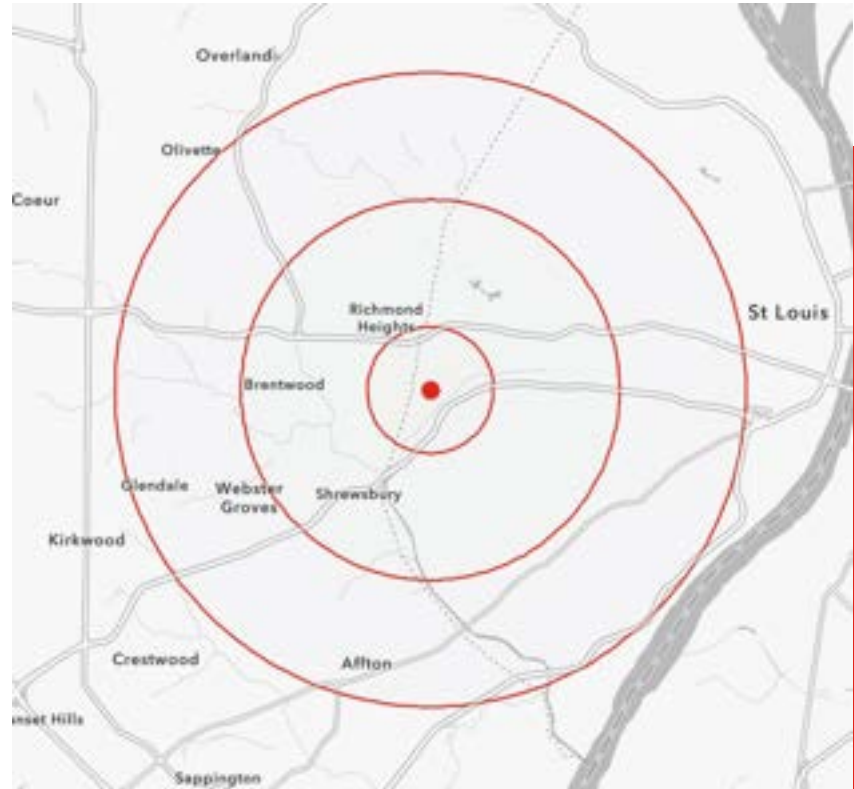
**FOR LEASE**

**PROPERTY INFORMATION**



- 1,900 SF RETAIL/OFFICE SPACE FOR LEASE LOCATED IN DOGTOWN ON MANCHESTER RD.
- EXCELLENT STREET VISIBILITY WITH HIGH DAILY TRAFFIC AND PROMINENT SIGNAGE OPPORTUNITY.
- FLEXIBLE OPEN LAYOUT SUITABLE FOR RETAIL, OFFICE, OR CREATIVE USE.
- PRIVATE REAR PARKING AND CONVENIENT FRONT-DOOR CUSTOMER ACCESS.
- SURROUNDED BY POPULAR LOCAL BUSINESSES, RESTAURANTS, AND GROWING RESIDENTIAL DENSITY.

DEMOGRAPHICS		1 MILE	3 MILES	5 MILES
POPULATION		15,915	140,656	374,082
HOUSEHOLDS		8,733	71,527	180,360
AVERAGE HH INCOME		\$107,479	\$128,932	\$118,299



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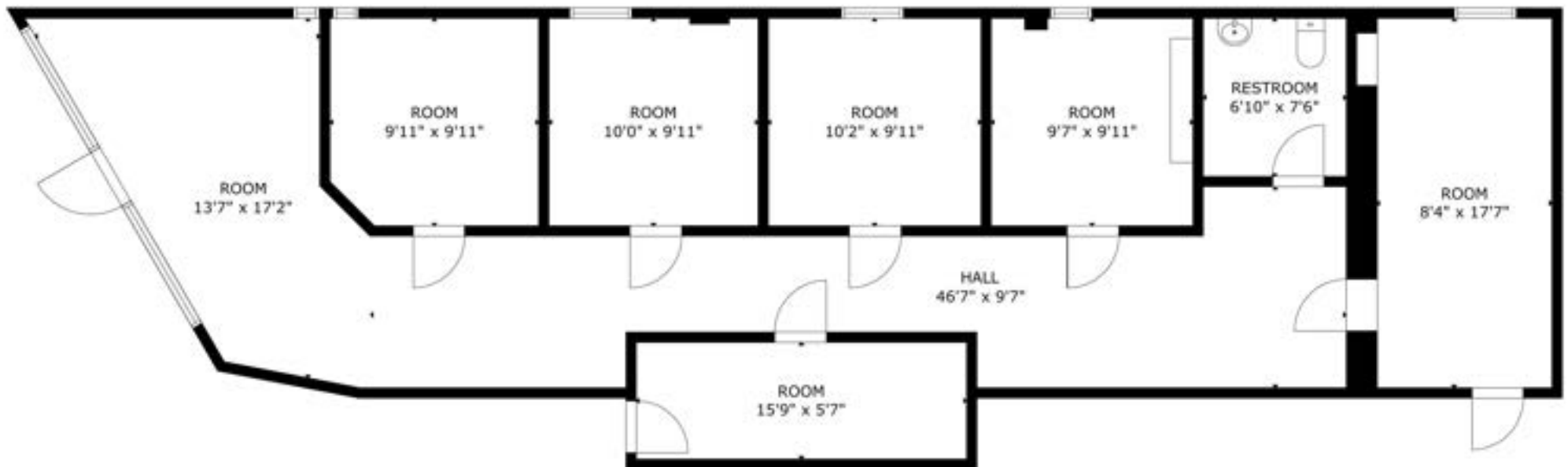
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**FLOOR PLAN**



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